

**JERSEY CITY PLANNING BOARD
PUBLIC NOTICE
REGULAR MEETING**

Please be advised the following items will be heard at a Regular Meeting of the Jersey City Planning Board, scheduled for **Tuesday, August 18, 2015 at 5:30 p.m.** in the Council Chambers in City Hall at 280 Grove St., 2nd floor, Jersey City, New Jersey.

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence:
6. Old Business:
 - A. Case: P12-040.1 Preliminary and Final Major Site Plan Administrative Amendment
Applicant: 70-90 Columbus Holdings co, LLC
Attorney: Charles J. Harrington, III, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 70-90 C. Columbus Drive
Block: 13003 Lots: 1, C3.70, C3.80, C3.90 and 2
Zone: Exchange Place North Redevelopment Area
Description: Elevation, sidewalk, and First floor building changes as a result of the new Base Flood elevation level and minor building design adjustments.
 - B. Case: P14-053 Preliminary and Final Major Site Plan Administrative Amendment
Applicant: KRE 500 Manila Associates LLC
Attorney: Edward Boccher
Review Planner: Jeff Wenger
Address: 500 Manila Ave / 409 Marin Blvd.
Block: 10102 Lot: 1
Zone: Block 10102 Redevelopment Plan
Description: Alterations to site plan, landscaping and lighting.
 - C. Case: P14-052 Minor Subdivision Approval Extension
Applicant: KRE 500 Manila Associates LLC
Attorney: Edward Boccher
Review Planner: Jeff Wenger
Address: 500 Manila Ave / 409 Marin Blvd.
Block: 10102 Lot: 1
Zone: Block 10102 Redevelopment Plan
Description: Extension of approval granted October 21, 2014
7. New Business: **THE ORDER OF ITEMS ON THE AGENDA IS SUBJECT TO CHANGE**
8. Review and discussion of amendment to the Exchange Place North Redevelopment Plan to allow Office with Light Assembly as a permitted use. Formal action may be taken.
9. Case: P15-044 Minor Subdivision with "c" Variances
Applicant: Jeni L. Branum
Attorney: Eugene O'Connell
Review Planner: Matt Ward, AICP
Address: 409-411 Fairmount Avenue
Block: 16301 Lot: 24
Zone: R-1 One and Two Family Residential
Description: Subdivision of one lot into two lots
Variances: Front yard setback, minimum side yard, minimum rear yard, maximum lot coverage
10. Case: P15-038 Minor Subdivision with Variances
Applicant: Daxa P. Pramod
Attorney: Robert P Weinberg
Review Planner: Matt Ward, AICP
Address: 498-500 Liberty Avenue
Block: 1203 Lot: 9
Zone: R-1 One and Two Family Residential
Description: Subdivision of one lot into two lots
Variances: Lot width

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11. Case: P09-005.1 Amended Preliminary and Final Major Site Plan
Applicant: 837 Jersey Avenue LLC
Attorney: George Garcia
Review Planner: Jeff Wenger
Address: 837 Jersey Avenue
Block: 6006 Lot: 2
Zone: Jersey Avenue Park Redevelopment Plan
Description: Alterations to site plan, minor facade changes.
12. Case: P15-018 Minor Site Plan Signage/Deviations
Applicant: MCFEF Warren, LLC
Attorney: Peter M. Flannery, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 110 Morgan Street fka 335-341 Washington St
Block: 11611 Lot: 1.01
Zone: Powerhouse Arts District Redevelopment Plan
Description: Signage for the Historic Warehouse residential adaptive re-use building
Deviations: Exceeding the permitted number of Signs, Exceeding the permitted Sign area and proposing illumination when none is permitted

Carried from July 21st, 2015 meeting

13. Case: P15-063 Minor Site Plan - Interim Banner Signage
Applicant: PKG Associates, LLC c/o The Applied MGM
Attorney: Charles Harrington, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: 66 C. Columbus Drive
Block: 13003 Lots: 1, C0002
Zone: Exchange Place North Redevelopment Plan
Description: 6 month Banner
14. Case: P15-045 Preliminary & Final Major Site Plan
Applicant: 1 Edward Hart Rd., LLC
Attorney: Charles Harrington, Esq.
Review Planner: Maryann Bucci-Carter, PP, AICP
Address: Block: 24304 Lot: 6
Zone: Liberty Harbor Redevelopment Plan
Description: Rehabilitation of an existing light industrial building for a restaurant/bar with bowling alley and micro-brewery.

Carried from August 4th, 2015 hearing with preservation of notices.

15. Memorialization of Resolutions
16. Executive Session, as needed, to discuss litigation, personnel or other matters
17. Adjournment

CHRISTOPHER LANGSTON, CHAIRMAN, PLANNING BOARD